

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-090020.0000
M47

COM
2025

sale

Eff Rate:- 57.45 — 53.98 — 56.47 — 56.17 — a/r

2022 CHURCH ASSOCIATES LLC	1999-01-29
2023 CHURCH ASSOCIATES LLC	1999-01-29
2024 CHURCH ASSOCIATES LLC	1999-01-29
2025 CHURCH ASSOCIATES LLC 1	1999-01-29 ORIG PT PT 115
S MARKET	4
	\$625,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	456	456	456	456	456
Acres					
Land100%	5710	6830	6830	6830	6820
Bldg100%	890	890	890	890	880
Totl100%	6600t	7710t	7710t	7710t	7700t
Cauv100%					
Tax Value:					
Land 35%	2000	2390	2390	2390	2390
Bldg 35%	310	310	310	310	310
Totl 35%	2310t	2700t	2700t	2700t	2700t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	132.72	145.74	152.48	151.68	
Sp-Asmnt	2.17	2.17	6.84	6.84	

2026 KENTON OHIO REALTY LLC	2025-12-23
S MARKET	4WD

2027 ONEHOUROUT LLC	2026-04-01
S MARKET	4WD

Sale#	WP	Sale date	To	Type	Invalid?	Sale\$	co:land	co:blgd
105	4	2026-04-01	ONEHOUROUT LLC	4WD		350000	6830	890
590	4	2025-12-23	KENTON OHIO REALTY LLC	4WD		75000	6830	890
39	4	1999-01-29	CHURCH ASSOCIATES LLC 12	4		625000	19000	0

Year	Land	Bldg	Total	Net Tax
2021	2000	310	2310	133.64
2020	2000	310	2310	119.48

project
902 MAIN DISTRICT CONSERVANCY XA/2025 ben acres / % factor

S MARKET ST

PUB ALLEY
Neighborhood:
Code: 3670
Dwl/Gar/NC% 1.0900

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 Paving		FtxFt		Rate		Cond	Value	Dpr	Dpr	Value
			3500	1.25	C	1970AV	4380	.80		880
front lot	acres/	effective	depth	depth	actual	effective	extended	true		
	frontage	frontage	factor	rate	rate	rate	value	value		
		32.00	110	85	250	213	6820	6820		

Call Back: Sign: PSN Date: 2014-12-01 Lister: 36-090020.0000-v082020R